

These minutes are not official until approved by the City of Evansville Historic Preservation Commission.

City of Evansville Historic Preservation Commission
Regular Meeting / Virtual
Wednesday April 22, 2020 at 6:00 p.m.
City Hall (Third Floor), 31 South Madison Street

MINUTES

1. Call to Order. Stephans called the meeting to order at 6:00 pm

2. Roll Call:

| Members | Present/Absent | Others Present |
|-----------------------------|-----------------------|---|
| Chair Dan Stephans | P | Community Development Dir. Jason Sergeant |
| Vice-chair Steve Culbertson | P | Dennis Jones, Applicant |
| Gene Lewis | P | Tracy & Will Bernstein, Applicant |
| Ald. Joy Morrison | A | |
| Matt Koser | P | |
| Cheryl Doerfer | P | |
| Steve Christens | P | |

3. Motion to approve the agenda by Culbertson, seconded by Koser. Approved unanimously.

4. Motion to waive the reading of the minutes from the February 19, 2020 meeting and approve them as printed by Koser, seconded by Culbertson. Approved unanimously.

5. Civility Reminder. Stephans noted the City’s commitment to civil discourse.

6. Citizen appearances. None.

7. Applications

A. 125 E Main – Reconstruct Stairs and Porch (“Initiated by City Enforcement Action”; Application HPC-2020-08).

Applicant was not present. Remove Side Porch and Stairs and rebuild with open porch and new stairs. Roof will remain. Applicant indicated that they may use bead board as patching material. Stephens indicated that there are enough full tiles in the removed portion of the porch to use as patch. Also, the building does have Ship Lap Vinyl Siding in the front and on the attached garage. Stephens said the applicant could use that as a match of material for patching. **Motion to accept the application finding the proposal meets the criteria outlined in the decision form by Culbertson, seconded by Koser. Approved unanimously.**

B. 143 W Church – Stairs (“Initiated by City Enforcement Action”; Application HPC-2020-16). Applicant Dennis Jones present. He submitted drawings identifying the structural reinforcement needed to bring the stairs and upper deck to code compliant. Wood material to be used. Adding a 3rd stringer to the

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stairwell, handrails and spindles, upper deck structural support, and cross member support of the 3 posts supporting the upper deck. **Motion to accept the application finding the proposal meets the criteria outlined in the decision form by Doerfer, seconded by Christens. Approved unanimously.**

8. New Business: Discussion Items:

- A. 116 Second – New Shed and Garage (Applicant HPC-2020-16).** Applicant not present. Commission reviewed the hand drawn site plan. Fire destroyed the shed and garage. Applicant is wanting to place a premanufactured shed on the existing old shed foundation as a temporary storage solution for bikes, mowers, etc. until approval of a new garage/shed can be done later in the year after insurance settlement has been finalized. **Motion to accept the premanufactured storage shed pictured to be temporarily placed on the existing foundation of old shed with a timeline of one year, May 1, 2021 by Christens, seconded by Culbertson. Approved unanimously.**
- B. 101 E Main – New Windows (Application HPC-2020-17).** Property known as the “Baker Block Apartments”. Applicant not present. All windows need replacing. Windows are not original to the building. The windows are wood replacement windows from the 80’s. Vinyl double hung to be used. Sergeant commented “the Commission has approved this type of window before.” All window replacements will be fitted to the openings. Discussion as to the color of the windows and building resulted in no feedback necessary. **Motion to accept the application finding the proposal meets the criteria outlined in the decision form by Koser, seconded by Culbertson. Approved unanimously.**
- C. 327 W Liberty – Replace and Remove Windows and Doors (Application HPC-2020-20).** Applicants Tracy and Will Bernstein explained the extensive fire and water damage that was done to their home. In rebuilding the house, the applicants wish to remove some windows and east door, add windows, move a window from the east side of home to the west side of home, and replace front door. All windows will be replaced. Siding is not part of the application. Per the application as shown: **Motion to accept the application finding the proposal meets the criteria outlined in the decision form by Culbertson, seconded by Koser. Approved unanimously.**
- D. 129 W Church – Rebuild Garage (Application HPC-2020-21).** Applicant not present. The garage was a burn down. Applicant wishes to rebuild a new garage. Application as shown presents a 3/12 roof, vinyl siding, and 3 small windows. Commission discussed the pitch of the roof, type of siding, and size of windows. **Motion to direct staff, Jason, to send back comments to the applicant of a 4/12 pitch roof and the 3 garage windows to be double hung in proportion to the house. This application to be tabled until applicant can come forward with revised plan by Stephans, seconded by Koser. Approved unanimously.**

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9. Old Business. None

10. Report of the Community Development Director.

A. Staff Issued certificates of appropriateness. 288 N Fourth – Replace Garage Roof (Application HPC-2020-11).

11. Correspondence, Comments and Concerns. None

12. Next Meeting Dates:

A. *May 6, 2020 at 6pm; May 20, 2020 at 6pm; June 17 at 6pm; and July 15, 2020 at 6pm.*

13. Motion to Adjourn by Koser, seconded by Christens. Approved unanimously.